

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Vol 1012 p. 803

KNOW ALL MEN BY THESE PRESENTS, that **BENNIE SINCLAIR LEWIS**

in consideration of **NINE HUNDRED FIFTY AND NO/100THS (\$950.00)** ----- Dollars.

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

BOBBY A. KIRBY AND CAROLYN B. KIRBY, their heirs and assigns:

ALL that certain piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, being known and designated as Lot No. 23 on a map of Bellwood Estates made by Dalton & Neves, May, 1950, recorded in the R. M. C. Office for Greenville County in Plat Book GG at page 50 and having according to said map, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Oxford Boulevard, joint corner of Lots Nos. 22 and 23 and running thence S. 20-55 W. 224.6 feet to an iron pin, joint corner of Lots Nos. 23 and 24; thence with line of Lot No. 24 N. 59-30 W. 175 feet to an iron pin on the east side of Oxford Boulevard; thence with Oxford Boulevard N. 30-30 E. 140 feet to an iron pin, the beginning corner.

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This property is conveyed subject to the following restrictions:

- (1) No residence shall be erected on said land costing less than \$5,000.00;
- (2) No residence or building shall be erected on said lot nearer than 25 feet to Oxford Boulevard;
- (3) No outside toilets permitted;
- (4) Property is conveyed subject to recorded right of way and to rights of way granted, or to be granted to Duke Power Company for residential power lines;
- (5) This property is to be used for residential purposes only.



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Greenville County
Feb 1 1975
Atty. Gen. Sec. 1

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors; and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 27 day of December, 1974.

SIGNED, sealed and delivered in the presence of:

Bennie Sinclair Lewis (SEAL)
Bennie Sinclair Lewis (SEAL)
Susan Z. Maddox (SEAL)

STATE OF SOUTH CAROLINA }
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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)'s act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27 day of December, 1974.

Susan Z. Maddox (SEAL)
Notary Public for South Carolina
My commission expires: 4-82

STATE OF SOUTH CAROLINA }
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WOMAN GRANTOR
RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of _____ 197

(SEAL)

Notary Public for South Carolina.
My commission expires _____

RECORDED this JAN 8 day of 1975 at 11:49 A. M., No. 16252

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